



# CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

## Site Plans and Subdivisions

7/2/2020

SITE PLANS, SUBDIVISION CONCEPT PLANS, PRELIMINARY SUBDIVISION PLATS, ROAD CONSTRUCTION PLANS AND PHASING PLANS

A meeting of the City of Charleston Technical Review Committee will be held at 9:00 a.m. on the above date via Zoom. To access online use the following [Zoom Link](#). To access via telephone, dial 1 (301) 715-8592, then Webinar ID# 859 6475 0850, followed by password 682487. The agenda order may be subject to change at the discretion of the TRC Administrator. Guests are encouraged to join the meeting 20 minutes prior to the published start time of a specific agenda item. The following applications will be reviewed:

### #1 DCI WEST ASHLEY FACILITY

#### 9:00 SITE PLAN

Project Classification: SITE PLAN  
Address: HENRY TECKLENBURG BLVD  
Location: WEST ASHLEY  
TMS#: 3090000262  
Acres: 2.0  
# Lots (for subdiv): -  
# Units (multi-fam/Concept Plans): -  
Zoning: PUD

City Project ID: TRC-SP2020-000348

Submittal Review #: 1ST REVIEW  
Board Approval Required: DRB

Owner: DIALYSIS CORPORATION, INC  
Applicant: THE JLA GROUP  
Contact: HERBERT GILLIAM

843-619-4656

hgilliam@thejlagroup.com

Misc notes: Dialysis Clinic

#### RESULTS:

### #2 INDIGO GROVE (PLAT)

#### 9:15 PRELIMINARY SUBDIVISION PLAT

Project Classification: MAJOR SUBDIVISION  
Address: MAYBANK HIGHWAY ACROSS FROM FENWI  
Location: JOHNS ISLAND  
TMS#: MULTIPLE  
Acres: 32.83  
# Lots (for subdiv): 114  
# Units (multi-fam/Concept Plans):  
Zoning: PUD

City Project ID: TRC-SUB2020-000149

Submittal Review #: 1ST REVIEW  
Board Approval Required: BZA-SD

Owner: RHK, LLC  
Applicant: SEAMON, WHITESIDE & ASSOCIATES, INC 843-884-1667  
Contact: PATTERSON FARMER pfarmer@seamonwhiteside.com

Misc notes: Residential portion of the planned unit development for Kerr Tract.

#### RESULTS:

### #3 INDIGO GROVE (ROADS)

#### 9:30 PRELIMINARY SUBDIVISION PLAT

Project Classification: MAJOR SUBDIVISION  
Address: MAYBANK HIGHWAY ACROSS FROM FENWI  
Location: JOHNS ISLAND  
TMS#: MULTIPLE  
Acres: 32.83  
# Lots (for subdiv): 114  
# Units (multi-fam/Concept Plans):  
Zoning: PUD

City Project ID: TRC-SUB2020-000149

Submittal Review #: 1ST REVIEW  
Board Approval Required: BZA-SD

Owner: RHK, LLC  
Applicant: SEAMON, WHITESIDE & ASSOCIATES, INC 843-884-1667  
Contact: PATTERSON FARMER pfarmer@seamonwhiteside.com

Misc notes: Residential portion of the planned unit development for Kerr Tract.

#### RESULTS:

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#### #4 SAVAGE ROAD DEVELOPMENT

##### 9:45 SITE PLAN

Project Classification: SITE PLAN

Address: SAVAGE ROAD

Location: WEST ASHLEY

TMS#: 3090000481

Acres: 3.463

# Lots (for subdiv): 1

# Units (multi-fam/Concept Plans): 0

Zoning: GO

City Project ID: TRC-SP2019-000268

Submittal Review #: 3RD REVIEW

Board Approval Required: DRB

Owner: ESSEX FARMS A PARTNERSHIP

Applicant: CLINE ENGINEERING, INC.

Contact: MATT CLINE

843-991-7239

matt@clineeng.com

Misc notes: Site plan for 1 multi-tenant building, parking and associated improvements.

##### RESULTS:

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#### #5 THE REFINERY

##### 10:00 SITE PLAN

Project Classification: SITE PLAN

Address: 1640 MEETING STREET

Location: PENINSULA

TMS#: 4640600012, 021, 003

Acres: 3.9

# Lots (for subdiv):

# Units (multi-fam/Concept Plans):

Zoning: UP

City Project ID: 140701-Meeting StreetRd-1

Submittal Review #: 6TH REVIEW

Board Approval Required: DRB

Owner: FLYWAY SC, LLC

Applicant: CLINE ENGINEERING, INC.

Contact: MATTHEW CLINE, PE

843-296-1797

matt@clineeng.com

Misc notes: 1 mixed use building with associated driveway and parking.

##### RESULTS:

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#### #6 835 SAVANNAH HIGHWAY

##### 10:15 SITE PLAN

Project Classification: SITE PLAN

Address: 835 SAVANNAH HIGHWAY

Location: WEST ASHLEY

TMS#: 4210100011

Acres: 0.585

# Lots (for subdiv): 1

# Units (multi-fam/Concept Plans): -

Zoning: GB

City Project ID: TRC-SP2018-000143

Submittal Review #: 3RD REVIEW

Board Approval Required: DRB & DRC

Owner: XXX

Applicant: CLINE ENGINEERING, INC

Contact: MATT CLINE

843-991-7239

matt@clineeng.com

Misc notes: Construction plans to re-align parking lot, install landscaping and associated improvements. Currently Avondale Thrift Store.

##### RESULTS:

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#### #7 CE WILLIAMS MIDDLE SCHOOL ADDITIONS

##### 10:30 SITE PLAN

Project Classification: SITE PLAN

Address:

Location: WEST ASHLEY

TMS#: 3060000011

Acres: 2.7

# Lots (for subdiv): -

# Units (multi-fam/Concept Plans): -

Zoning: SR-1/DR-6

City Project ID: TRC-SP2020-000343

Submittal Review #: 1ST REVIEW

Board Approval Required:

Owner: CHARLESTON COUNTY SCHOOL DISTRICT

Applicant: ADC ENGINEERING, INC.

Contact: CHRISTOPHER COOK

843-735-5141

chris@adcengineering.com

Misc notes: Addition of CE Williams Middle School.

##### RESULTS:

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**#8 GRACE EPISCOPAL CHURCH PARISH HALL****10:45 SITE PLAN**

Project Classification: SITE PLAN  
Address: 98 WENTWORTH STREET  
Location: PENINSULA  
TMS#: 4570401029  
Acres: 1.16  
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): -  
Zoning: LB

City Project ID: TRC-SP2020-000356

Submittal Review #: PRE-APP  
Board Approval Required: BZA

Owner: GRACE EPISCOPAL CHURCH  
Applicant: ADC ENGINEERING  
Contact: JEFF WEBB

843-566-0161

jeffw@adcengineering.com

Misc notes: New 2-story Parish Hall addition with offices and classrooms.

**RESULTS:**

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**#9 LOWCOUNTRY LAND TRUST ASHEM OFFICE****11:00 SITE PLAN**

Project Classification: SITE PLAN  
Address: OLD TOWNE ROAD  
Location: WEST ASHLEY  
TMS#: 4150000054  
Acres: 4  
# Lots (for subdiv):  
# Units (multi-fam./Concept Plans): 0  
Zoning: GO

City Project ID: TRC-SP2019-000278

Submittal Review #: 2ND REVIEW  
Board Approval Required: DRB

Owner: LOWCOUNTRY LAND TRUST  
Applicant: GEL ENGINEERING  
Contact: EDWARD GUINN

843-769-7378

edward.guinn@gel.com

Misc notes: Site plan for a Lowcountry Land Trust office.

**RESULTS:**

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**#10 FENWICK HALL ALLEE****11:15 SUBDIVISION CONCEPT PLAN**

Project Classification: MAJOR SUBDIVISION  
Address: FENWICK HALL ALLEE  
Location: JOHNS ISLAND  
TMS#: 3460000260  
Acres: 12.25  
# Lots (for subdiv):  
# Units (multi-fam./Concept Plans): 96  
Zoning: PUD-VFMR

City Project ID: TRC-SUB2019-000134

Submittal Review #: 2ND REVIEW  
Board Approval Required:

Owner: FAISON - FENWICK HALL LLC  
Applicant: BOWMAN CONSULTING GROUP  
Contact: RICHARD WATERS

843-990-3413

rwaters@bowmanconsulting.com

Misc notes: Concept Plan for proposed subdivision and associated improvements for 70 single family detached homes and 26 single family attached homes.

**RESULTS:**

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**#11 WE ARE SHARING HOPE****11:30 SITE PLAN**

Project Classification: SITE PLAN  
Address: HENRY TECKLENBURG DRIVE  
Location: WEST ASHLEY  
TMS#: 3090000064  
Acres: 9.64  
# Lots (for subdiv):  
# Units (multi-fam./Concept Plans): 0  
Zoning: PUD

City Project ID: TRC-SP2019-000285

Submittal Review #: 3RD REVIEW  
Board Approval Required: DRB, BZA-SD

Owner: WE ARE SHARING HOPE SC C/O JOE SPITZ  
Applicant: FORSBERG ENGINEERING & SURVEYING INC.  
Contact: TREY LINTON

843-571-2622

tlinton@forsberg-engineering.com

Misc notes: Site plan for new office building.

**RESULTS:**

Site plans and subdivisions are reviewed by the following: Dept of Planning, Preservation Sustainability, Zoning Division, GIS Division, Engineering Division, Engineering MS4, Dept of Parks, Dept of Traffic Transportation, Fire Dept and ADA/Legal Division.

Individuals with questions concerning the above items should contact Eric Schultz, TRC Administrator, in the Department of Planning, Preservation and Sustainability at (843) 724-3790. Files containing information pertinent to the above applications are available for public review at the City of Charleston Zoning Office, 2 George Street, during regular working hours, 8:30 a.m. to 5:00 p.m., daily except weekends and holidays. In accordance with the Americans with Disabilities Act, people who need alternative formats, ASL (American Sign Language) Interpretation or other accommodation please contact Janet Schumacher at (843) 577-1389 or email to [schumacherj@charleston-sc.gov](mailto:schumacherj@charleston-sc.gov) three business days prior to the meeting.